NUMBER 42251 RECORDED JUNE 19,1934 ERNEST BALDWIN, ET UX TO DORA RISTINE JONES

For and in consideration of the sum of EIGHTEEN HUNDRED AND NO/100 ($1800.00) - - DOLLARS OF WHICH TWELVE HUNDRED ($1200.00) DOLLARS, HAS BEEN PAID IN CASH BY DORA RISTINE JONES, AND FOR THE REMAINDER, $600.00, THE SAID DORA RISTINE JONES HAS EXECUTED HER TWENTY PROMISSORY NOTES OF EVEN DATE HEREWITH FOR THIRTY DOLLARS EACH, BEARING INTEREST FROM DATE PAYABLE TO THE ORDER OF ERNEST BALDWIN.
A LIEN IS EXPRESSLY RETAINED ON THE PROPERTY HEREIN CONVEYED TO SECURE THE PAYMENT OF SAID NOTES.
WE, ERNEST BALDWIN AND WIFE, BESSIE E. BALDWIN HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID DORA RISTEIN JONES, TO HER SOLE AND SEPARATE USE, FREE FROM THE DEBTS, CONTRACTS, OR MARITAL OBLIGATION OF HER PRESENT OR ANY FUTURE HUSBAND, HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:
LOT NO.24 IN BENEDICT LAND COMPANY'S SUBDIVISION OF EAST NASHVILLE, TENNESSEE, AS OF RECORD IN PLAN BOOK NO.332, PAGE 40, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.
SAID LOT NO.24 FRONTS 50 FEET ON THE WEST SIDE OF STOCKELL STREET AND RUNS WESTERLY 180 FEET MORE OR LESS TO A 16 FOOT ALLEY IN THE REAR.
BEING THE SAME PROPERTY CONVEYED TO ERNEST BALDWIN BY JESSIE W. WEBB ET ALS, AS OF RECORD IN BOOK 919, PAGE 472, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.
PURCHASER ASSUMES THE TAXES FOR THE YEAR 1934.

I declare that I am the true and lawful holder of the claim secured by the instrument within recorded, and hereby acknowledge the same fully satisfied and discharged of the lien to secure the same. This ... day of ... 1935
Attest: ... Asst. Trust Officer
COMMERCE UNION BANK
By ...

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said DORA RISTINE JONES, TO HER SOLE AND SEPARATE USE, FREE FROM THE DEBTS, CONTRACTS AND MARITAL OBLIGATION OF HER PRESENT OR ANY FUTURE HUSBAND, HER heirs and assigns, forever, and WE do covenant with the said DORA RISTINE JONES that WE ARE lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unincumbered. EXCEPT BY TAXES FOR THE YEAR 1934.

And WE ERNEST BALDWIN AND WIFE, BESSIE E. BALDWIN do further covenant and bind OURSELVES, OUR heirs and representatives, to warrant and forever defend the title to said land to the said DORA RISTINE JONES, HER heirs and assigns, against the lawful claims of all persons whomsoever.

Witness OUR hand S, this 15TH day of JUNE 1934.
Witness: MRS. MILDRED EARLE
ERNEST BALDWIN
BESSIE E. BALDWIN

STATE OF TENNESSEE, DAVIDSON COUNTY.
Personally appeared before me, T.W. GARRETT a Notary Public in and for said County and State, the within-named ERNEST BALDWIN AND WIFE, BESSIE E. BALDWIN, the bargainor S, with whom I am personally acquainted, and who acknowledged that THEY executed the within instrument for the purposes therein contained.
And BESSIE E. BALDWELL, WIFE of the said ERNEST BALDWIN, having appeared before me privately and apart from HER husband, the said BESSIE E. CALDWIN acknowledged the execution of the said instrument to have been done by HER freely, voluntarily, and understandingly, without compulsion or constraint from HER said husband and for the purposes therein expressed.
Witness my hand and official seal at Nashville, Tennessee, this 16TH day of JUNE, 1934.
my commission expires JAN 6,1936 (SEAL) T.W. GARRETT, Notary Public.

U.S.R.S. $2.00
REC'D JUNE 18,1934 AT 8:30 A.M.

NUMBER 42288 RECORDED JUNE 19,1934 J.A. MYERS, TR TO G.L. HICKS, ET UX

For and in consideration of the sum of ($5.00) FIVE & NO/100 - - - - DOLLARS CASH PAID BY GEO. L. HICKS & WIFE CATHERINE E. HICKS AND OTHER VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS ACKNOWLEDGED, I, J.A. MYERS, TRUSTEE HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID GEO. L. HICKS, & WIFE CATHERINE E. HICKS, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:
BEING LOT NO.156 ON THE PLAN OF PART OF WEST GROVE SUB., AS OF RECORD IN BOOK 421, PAGE 109 OF THE REGISTERS OFFICE FOR DAVIDSON COUNTY TENN.
SAID LOT NO.156 FRONTS 50 FEET ON THE EASTERLY SIDE OF 37TH AVE. NO. AND RUNS BACK BETWEEN PARALLEL LINES WITH THE NORTHERLY MARGIN OF AN ALLEY, 200 FEET TO AN ALLEY IN THE REAR,
BEING THE SAME PROPERTY CONVEYED TO J.A. MYERS, TRUSTEE, BY DEED OF J.M. FERGUSON & WIFE LUCY FERGUSON, DATED APRIL 15TH, 1931.
SAID DEED BEING TO J.A. MYERS, TRUSTEE, FOR THOS. W. MYERS, AND JOSEPH C. MYERS, THE SOLE BENEFICIARIES, WITH FULL POWER & AUTHORITY VESTED IN THE SAID J.A. MYERS TRUSTEE, TO SELL MORTGAGE LEASE, OR OTHERWISE TRANSFER & CONVEY, THE PROPERTY HEREIN DESCRIBED, WITHOUT THE NECESSITY OF THE CONSENT OR JOINDER OF ANY BENEFICIARY THERETO.
INCLUDED AND SITUATED ON SAID LOT, IS A COAL OFFICE AND GARAGE.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said GEO. L. HICKS & WIFE CATHERINE E. HICKS, THEIR heirs and assigns, forever, and I do covenant with the said GEO. L. HICKS & WIFE CATHERINE E. HICKS that I AM lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unincumbered.

And I, J.A. MYERS, TRUSTEE, FOR THOS. W. MYERS, AND JOSEPH C. MYERS CIARLES, THEIR MYSELF, MY BENEFI heirs and representatives, to warrant and forever defend the title to said land to the said GEO. L. HICKS & WIFE CATHERINE E. HICKS, THEIR heirs and assigns, against the lawful claims of all persons whomsoever.

Witness MY hand, this 2ND day of JUNE, 1934.
Witness: J.A. MYERS, TRUSTEE

STATE OF TENNESSEE, DAVIDSON COUNTY.
Personally appeared before me, J.L. REYNOLDS a Notary Public in and for said County and State, the within-named J.A. MYERS, TRUSTEE, WHO UPON OATH SWEARS THAT HE IS TRUSTEE FOR THOS. W. MYERS & JOSEPH C. MYERS, AND BY THE AUTHORITY GIVEN IN A DEED FROM J.M. FERGUSON & WIFE LUCY, OF RECORD AND AS THE, the bargainor -, with whom I am personally acquainted, and who acknowledged that HE executed the within instrument for the purposes therein contained.
And of the said , having appeared before me privately and apart from husband, the said acknowledged the execution of the said instrument to have been done by freely, voluntarily, and understandingly, without compulsion or constraint from said husband and for the purposes therein expressed.
Witness my hand and official seal at Nashville, Tennessee, this 2 day of JUNE 1934.
my commission expires AUG 13,1936 (SEAL) J.D. REYNOLDS, Notary Public.

U.S.R.S. $.50
REC'D JUNE 18,1934 AT 2:08 P.M.